



PREFERRED BROKERAGE



BUSINESS ADVISORY TEAM

© Denver Real Estate Brokers Ltd.

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LQ11KL

Littleton, CO



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*President*

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# What our clients say...

*"DREB Staff was knowledgeable, Attentive, responsive, courteous, and provided friendly guidance through the buying process of our first retail liquor store. I have called on them for advice after the sale. They have been very helpful and informative."*

*Greg & Barbara Pitman*  
**Bruin Spirits, Parker CO**

*"Purchasing my first business was stressful, however Rohit and his team provided guidance, support and knowledge. Making the purchase and closing extremely smooth with few if any setbacks. The network of bankers, lawyers and other contacts were also invaluable and time saving."*

*Ty Young*  
**Willow Creek Wine & Spirits, Centennial CO**

*"DREB was "wonderful to work with! Professional, knowledgeable, generous with their advice. A great team!"*

*Shawn Rossi*  
**Bonnie Brae Wine & Liquor-mart, Denver CO**

*"The whole team at DREB is very professional, prompt & go-getters, they are prompt on getting things done & true to their word. Very happy with their deliverance on/of services!"*

*Vinck & Sanju Beri*  
**Fox Creek Liquors, Longmont CO**



## Financial Information

**ALL OFFERS CONSIDERED**

Inventory at cost:       \$ 175,000

**Call to place an offer!**

\*Down payment requirement will vary depending on Buyer's prior retail business experience.

- Grocery Anchored, Ample Parking
- Consistent Sales Growth
- Established Business
- High End Demographics, High Margins
- SBA Financing Available



## Daily Sales Report

**Date Range** 1/1/2024 to 12/31/2024

**# Transactions** 49,156  
**Avg Sale** \$22.68  
**Aggregate Profit Margin** 28.25%  
**Units Sold** 114,799

Department	Sales	% Sales	Cost of Sales	Profit Margin	Gross Profit
ACCESSORIES	\$1,166.79	0.10%	\$623.64	46.55%	\$543.15
BEER - BREAKTHRU	\$9,339.18	0.84%	\$6,662.34	28.66%	\$2,676.84
BOURBON WHISKEY -	\$3,269.96	0.29%	\$2,368.52	27.57%	\$901.44
CHAMPAGNE - SOUTHERN	\$779.48	0.07%	\$604.41	22.46%	\$175.07
CIDER	\$4,706.78	0.42%	\$3,428.21	27.16%	\$1,278.57
CIDER - COORS	\$1,612.14	0.14%	\$1,234.53	23.42%	\$377.62
COCKTAIL - BREAKTHRU	\$12,623.11	1.13%	\$9,282.62	26.46%	\$3,340.49
COCKTAIL - EUROPEAN WINE &	\$205.65	0.02%	\$149.60	27.25%	\$56.05
ENERGY DRINK	\$2,377.16	0.21%	\$1,452.48	38.90%	\$924.68
ICED TEA - COORS	\$5,904.33	0.53%	\$4,344.39	26.42%	\$1,559.94
JUICE	\$423.35	0.04%	\$294.18	30.51%	\$129.17
MARGARITA - COORS	\$999.51	0.09%	\$755.20	24.44%	\$244.31
MISCELLANEOUS	\$4,279.21	0.38%	\$2,453.01	42.68%	\$1,826.20
NON ALCOHOLIC	\$2,249.13	0.20%	\$1,551.70	31.01%	\$697.43
RUM - SOUTHERN	\$3,242.07	0.29%	\$2,276.16	29.79%	\$965.90
SELTZER - COORS	\$22,381.05	2.01%	\$17,414.30	22.19%	\$4,966.75
SELTZER - EAGLE ROCK	\$1,258.69	0.11%	\$916.83	27.16%	\$341.86
SODA POP	\$2,055.37	0.18%	\$1,150.39	44.03%	\$904.97
TEQUILA - EUROPEAN WINE &	\$870.79	0.08%	\$614.06	29.48%	\$256.73
TOBACCO	\$20,120.91	1.80%	\$14,046.04	30.19%	\$6,074.87
VODKA - BREAKTHRU	\$29,839.57	2.68%	\$19,205.53	35.64%	\$10,634.04
WINE - RNDC	\$3,123.35	0.28%	\$2,312.28	25.97%	\$811.07
BEER	\$172,697.05	15.49%	\$125,369.62	27.40%	\$47,327.43
BEER - COORS	\$86,970.85	7.80%	\$66,216.01	23.86%	\$20,754.84
MIX	\$6,401.65	0.57%	\$4,467.90	30.21%	\$1,933.75
RNDC - BEER	\$455.76	0.04%	\$341.25	25.12%	\$114.51
WINE - SOUTHERN	\$10,564.96	0.95%	\$7,670.09	27.40%	\$2,894.87
LIQUOR	\$459,466.63	41.21%	\$325,931.06	29.06%	\$133,535.57
WINE	\$245,560.99	22.02%	\$176,814.97	28.00%	\$68,746.02
	\$1,114,945.46		\$799,951.35	28.25%	\$314,994.12

NOTE: The Statement was prepared from data received from the Seller including other sources of information and is for preliminary discussion purposes only. Buyer bares all responsibility to review all other sources of information including Tax Returns, Financial Statements and other forms of due diligence before making a decision to purchase the business and/or real estate property.

